

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Lakewood**

State: **CO**

PJ's Total HOME Allocation Received: **\$7,294,272**

PJ's Size Grouping*: **C**

PJ Since (FY): **1994**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 11			
% of Funds Committed	100.00 %	96.71 %	1	94.94 %	100	100	
% of Funds Disbursed	96.59 %	90.03 %	1	84.35 %	93	95	
Leveraging Ratio for Rental Activities	15.37	7.85	1	4.59	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	93.12 %	1	81.38 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	82.41 %	73.05 %	4	68.05 %	70	74	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	73.24 %	82.76 %	9	79.65 %	24	24	
% of 0-30% AMI Renters to All Renters***	16.90 %	46.58 %	11	44.76 %	13	9	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	95.77 %	97.19 %	9	94.31 %	32	33	
Overall Ranking:			In State:	9 / 11	Nationally:	62 / 61	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$56,128	\$17,032		\$25,245	71 Units	32.30 %	
Homebuyer Unit	\$15,962	\$6,909		\$14,395	58 Units	26.40 %	
Homeowner-Rehab Unit	\$12,497	\$19,316		\$20,186	4 Units	1.80 %	
TBRA Unit	\$5,623	\$2,618		\$3,142	87 Units	39.50 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lakewood CO

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$141,168	\$77,767	\$16,619
State:*	\$77,928	\$84,598	\$19,933
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.94

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	73.5	65.5	100.0	29.9
Black/African American:	1.5	5.2	0.0	16.1
Asian:	0.0	0.0	0.0	2.3
American Indian/Alaska Native:	0.0	1.7	0.0	1.1
Native Hawaiian/Pacific Islander:	1.5	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	1.1
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	23.5	27.6	0.0	49.4
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HOUSEHOLD SIZE:

1 Person:	41.2	25.9	75.0	16.1
2 Persons:	27.9	22.4	25.0	34.5
3 Persons:	20.6	17.2	0.0	33.3
4 Persons:	7.4	17.2	0.0	9.2
5 Persons:	1.5	10.3	0.0	4.6
6 Persons:	1.5	1.7	0.0	1.1
7 Persons:	0.0	3.4	0.0	0.0
8 or more Persons:	0.0	1.7	0.0	1.1

HOUSEHOLD TYPE:

Single/Non-Elderly:	19.1	25.9	0.0	10.3
Elderly:	26.5	0.0	25.0	8.0
Related/Single Parent:	41.2	32.8	0.0	72.4
Related/Two Parent:	7.4	32.8	50.0	6.9
Other:	5.9	8.6	25.0	2.3

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	32.4	0.0 [#]
HOME TBRA:	2.9	
Other:	0.0	
No Assistance:	64.7	

of Section 504 Compliant Units / Completed Units Since 2001 54

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lakewood

State: CO

Group Rank: 62
(Percentile)

State Rank: 9 / 11 PJs

Overall Rank: 61
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	82.41	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	73.24	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	95.77	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	2.42	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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